



Planning Commission Agenda

Thursday, May 17, 2012

5:30 p.m.

Madison Municipal Building, Council Chambers
100 Hughes Road
Madison, Alabama 35758

Planning Commission Board Members

Chairman, Michael Potter, C.A.P.Z.O.

Vice-Chairman, Stephen Brooks
Cynthia McCollum, C.A.P.Z.O.
Damien Bianca
Cameron Grounds, C.A.P.Z.O.

City Council Member, Tim Cowles
Steven Ryder, C.A.P.Z.O.
Lewie L. Bates, III, C.A.P.Z.O.
Troy Wesson, C.A.P.Z.O.

Staff

Amy Bell, Director of Community Development & Planning; Johnny Blizzard, Chief Planner; Gary Chynoweth, Director of Engineering; Kelly Butler, City Attorney; and Gina Romine, Planner I and Planning Commission Secretary

*Please silence all cell phones, pagers and/or other electronic devices for the duration of the meeting.
The Planning Commission welcomes you to the meeting.*

- I. Call To Order**
- II. Roll Call**
- III. Acceptance of the Agenda**
- IV. Minutes Approval - Minutes of the March 27, 2012 Regular Meeting & April 19, 2012 Regular Meeting**
- V. Public Comments**
- VI. Old Business**

VII. Public Hearings

Zoning Amendments

1. The City of Madison Planning Commission will hold a public hearing to consider MDL Properties LLC's request to rezone property located on the northwest corner of Mill Road and Landers Road from to R-2, Medium Density Residential District to R-3A, Single-Family Detached Residential District.
[Staff Report](#)
2. The City of Madison Planning Commission will hold a public hearing to consider an amendment to the City of Madison Zoning Ordinance to be entitled: An Ordinance of the City of Madison related to zoning; amending the Zoning Ordinance to revise the sign control regulations; providing an effective date. The requested change is to repeal and replace Article 7 Sign Control Regulations.

Layout Plats

3. *Brighton Park at Ashbury, Phase 3 – Continued from the April 19, 2012 Planning Commission Meeting*
Location: South and east of Hardiman Road and north of Brighton Park Subdivision
Representative: Martin Surveys/Trice PC
Owner/Applicant: Breland Homes, LLC
Lots: 44
Acreage: 18.08
Staff Report
Map

Preliminary Plats

4. *Brighton Park at Ashbury, Phase 3 – Continued from April 19, 2012 Planning Commission Meeting*
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Staff Report
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5. *Cambridge, Phase 4*

Location: East of Burgreen Road and north of James Clemens High School

Representative: Smith Engineering

Owner/Applicant: Wright Homes, LLC

Lots: 37

Acreage: 17.10

[Staff Report](#)

[Map](#)

Re-Preliminary Plats

6. *Greenbrier Woods, Phase 2*

Location: South of Powell Road, west of Tribble Road and east of Morris Drive

Representative: 4-Site Inc.

Owner/Applicant: Walden Land Co.

Lots: 29 and 1 tract

Acreage: 50.06

[Staff Report](#)

[Map](#)

Final Plats

7. *Waterford, Phase 6*

Location: North of Neyland Drive and east of Burgreen Road

Representative: Martin Surveys/Trice PC

Owner/Applicant: Enfinger Steele Development

Lots: 15

Acreage: 9.16

[Staff Report](#)

[Map](#)

Certified Plats

8. *Rainbow Mountain Preserve, Phase 2*

Location: North end of Kensington Drive

Representative: Goodwyn, Mills and Cawood Inc.

Owner/Applicant: Rainbow Mountain Preserve, LLC

Lots: 1

Acreage: 3.01

[Staff Report](#)

[Map](#)

(Public Hearings Closed)

VIII. New Business

IX. Adjournment

Agenda Note: It should be noted that there are times when circumstance arise that require item be added to or deleted from the agenda at the Planning Commission meeting. Also all attached documents are to be considered a draft until approved by the Commission. All attendees are advised that the Planning Commission meetings are televised and that their statements and actions are therefore viewed by more than just those attending the meetings.